

# Grovetown 30813

ZIP code · GA · Georgia > Columbia County > Grovetown

BUYER'S MARKET

**\$294K**

MEDIAN SALE PRICE

**-5.7%**

1-YR CHANGE

**787**

SALES (12 MO)

**\$311K**

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 34 / 100



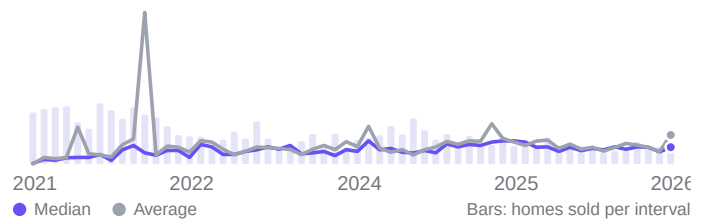
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

34 / 100

Sale prices

Median \$299K · Average \$339K

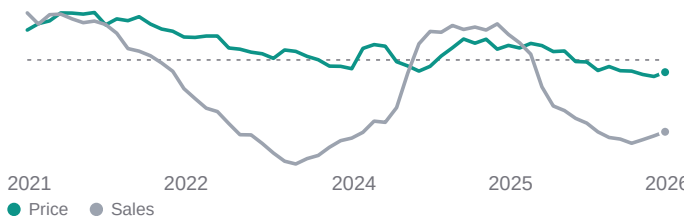


Growth (year over year)

Price -5.7% · Sales -33.6%

Price per square foot

\$151/ft²

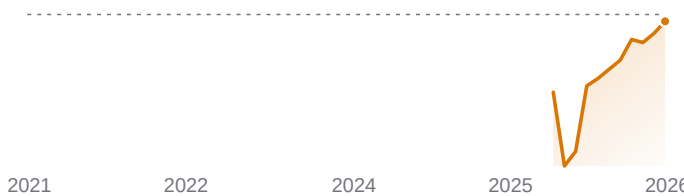


Sale premium vs estimated value

-0.1%

Annual turnover (share of homes sold)

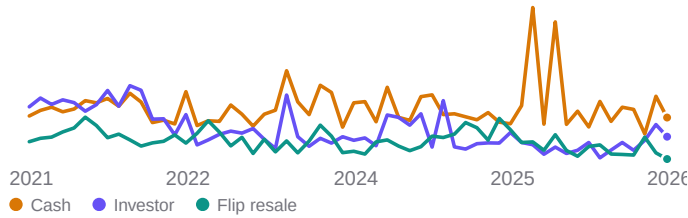
4.1%



## BUYERS & OUTCOMES

### Buyer mix

Cash 22% · Investor 13% · Flip resale 1.6%



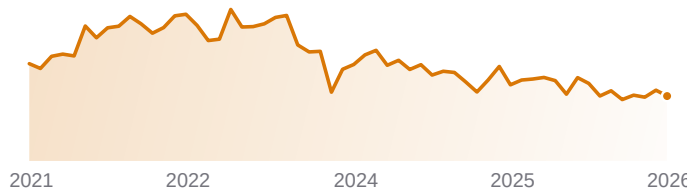
### Sellers who sold at a gain

93%

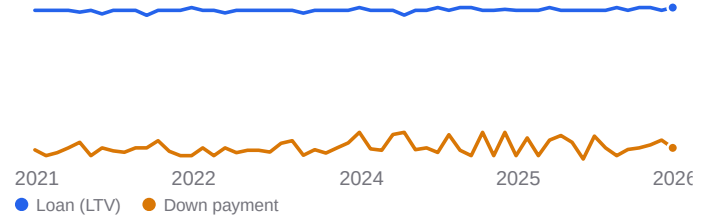


### Median annualized return at resale

+4.0%

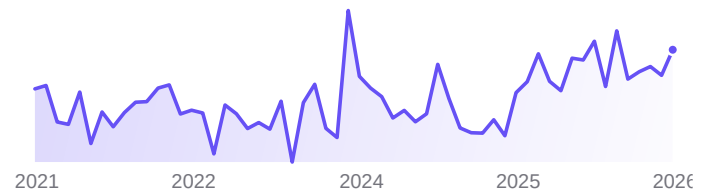


### Financing (share of purchase price) Loan (LTV) 100% · Down payment 10%



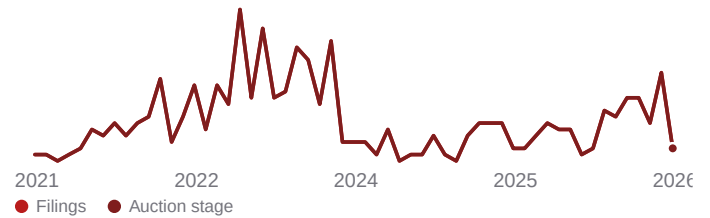
### Typical hold before selling

5.4 yrs



### Preforeclosure filings

Filings 3 · Auction stage 3



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 19,137    |
| Median value (AVM) | \$311K    |
| Median size        | 1,908 ft² |
| Median bedrooms    | 3         |
| Median year built  | 2008      |
| Single family      | 88%       |

## EQUITY & OWNERSHIP

|                               |         |
|-------------------------------|---------|
| Equity rich (LTV 50% or less) | 36%     |
| Underwater (LTV 125% or more) | 0.8%    |
| Owner occupied                | 75%     |
| Company owned                 | 12%     |
| Median loan-to-value          | 60%     |
| Typical ownership tenure      | 6.6 yrs |

## COMMUNITY

|                                  |           |
|----------------------------------|-----------|
| Population                       | 52,176    |
| Density                          | 870 / mi² |
| Median household income          | \$89K     |
| Average household income         | \$100K    |
| Crime index (US avg 100)         | 91        |
| Air pollution index (US avg 100) | 66        |
| Earthquake index (US avg 100)    | 83        |
| Homes occupied                   | 96%       |
| Bachelor's or higher             | 17%       |
| Poverty rate                     | 8.9%      |
| Unemployment                     | 1.1%      |
| Average temp                     | 63°F      |
| Annual precip                    | 48 in     |
| Sunshine                         | 61%       |

Market metrics are derived from recorded arms-length deeds through June 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.